



STEPHENSON BROWNE

Melrose Drive, Crewe

CW1 3YD



Offers Over £220,000

Description

Stephenson Browne are delighted to market this well presented three bedroom detached property situated on the popular Melrose Drive in Crewe. Offering comfortable and versatile accommodation throughout, this attractive home would make an ideal choice for families, first-time buyers or those looking to upsize.

The property has been well maintained and offers a welcoming layout designed for modern family living. A particular feature is the conservatory, which provides valuable additional living space and offers views over the rear garden. The room could be used in a variety of ways, including as an additional sitting room, playroom or home office.

The property benefits from three bedrooms, two of which are doubles, providing plenty of flexibility for family living, guests or those requiring additional workspace. The accommodation offers a good balance of living and bedroom space, making this a practical and appealing home for a wide range of buyers.

Externally, the property boasts a private rear garden, providing a pleasant space for relaxing, entertaining and enjoying the outdoors. The garden offers potential for a variety of uses and is well suited to family life. To the front, a driveway provides convenient off-road parking.

Situated in a popular residential area of Crewe, the property is well placed for access to local amenities and everyday facilities, making it a convenient location for both families and commuters.

Overall, this is an excellent opportunity to



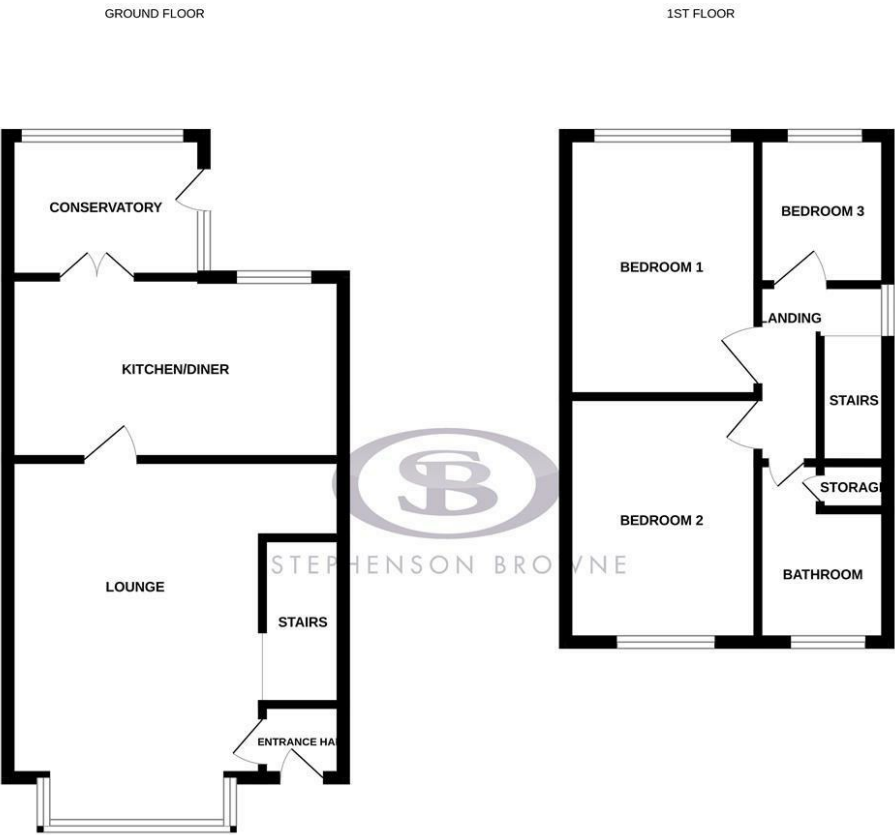
acquire a well-presented detached family home offering three bedrooms, versatile living accommodation, a useful conservatory, private rear garden and driveway parking. Early viewing is highly recommended to fully appreciate what this property has to offer.



Viewing

Please contact our office using the details provided on the final page if you are interested in booking a viewing or require further information.

Floorplans



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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